



COMPASS

March 2023

# North Bergen Market Insights

# North Bergen

MARCH 2023

## UNDER CONTRACT

**21**  
Total  
Properties

**\$382K**  
Average  
Price

**\$365K**  
Median  
Price

**-46%**  
Decrease From  
Mar 2022

**-15%**  
Decrease From  
Mar 2022

**-11%**  
Decrease From  
Mar 2022

## UNITS SOLD

**18**  
Total  
Properties

**\$438K**  
Average  
Price

**\$315K**  
Median  
Price

**-14%**  
Decrease From  
Mar 2022

**-8%**  
Decrease From  
Mar 2022

**-36%**  
Decrease From  
Mar 2022

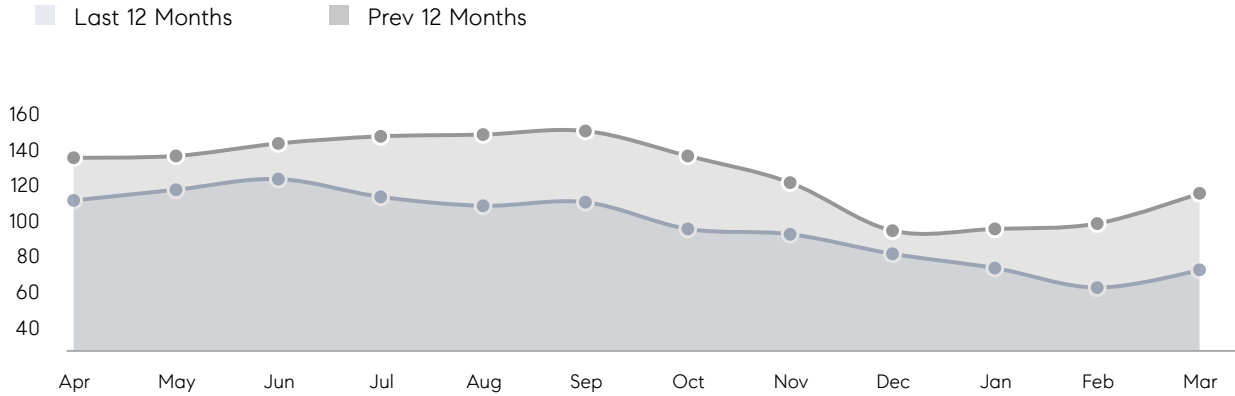
## Property Statistics

|                |                    | Mar 2023  | Mar 2022  | % Change |
|----------------|--------------------|-----------|-----------|----------|
| Overall        | AVERAGE DOM        | 67        | 56        | 20%      |
|                | % OF ASKING PRICE  | 97%       | 100%      |          |
|                | AVERAGE SOLD PRICE | \$438,556 | \$476,095 | -7.9%    |
|                | # OF CONTRACTS     | 21        | 39        | -46.2%   |
|                | NEW LISTINGS       | 40        | 71        | -44%     |
| Houses         | AVERAGE DOM        | 72        | 43        | 67%      |
|                | % OF ASKING PRICE  | 99%       | 101%      |          |
|                | AVERAGE SOLD PRICE | \$429,333 | \$547,143 | -22%     |
|                | # OF CONTRACTS     | 8         | 10        | -20%     |
|                | NEW LISTINGS       | 14        | 17        | -18%     |
| Condo/Co-op/TH | AVERAGE DOM        | 66        | 62        | 6%       |
|                | % OF ASKING PRICE  | 97%       | 99%       |          |
|                | AVERAGE SOLD PRICE | \$440,400 | \$440,571 | 0%       |
|                | # OF CONTRACTS     | 13        | 29        | -55%     |
|                | NEW LISTINGS       | 26        | 54        | -52%     |

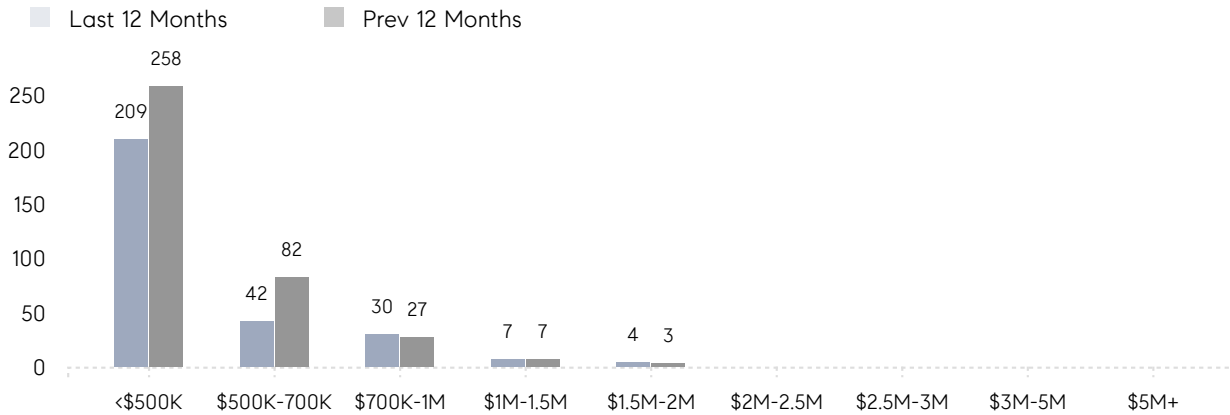
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MARCH 2023

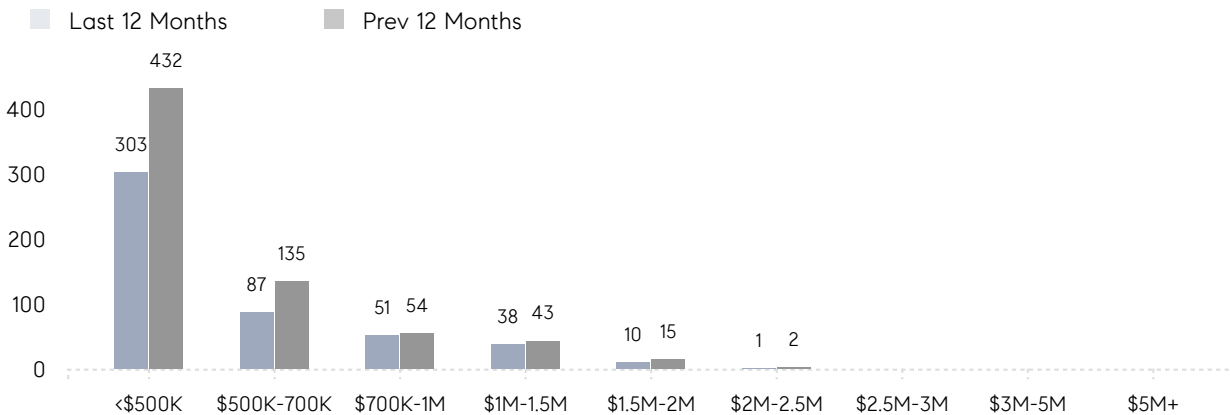
## Monthly Inventory



## Contracts By Price Range



## Listings By Price Range





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